

## KLAMATH COUNTY TITLE COMPANY

K-45987

## STATUTORY WARRANTY DEED

(Individual or Corporation)

ROBERT W. LITTLE AND NONA M. SMITH

conveys and warrants to WILLIAM M. ZWER AND LUDMILA M. ZWER, HUSBAND AND WIFE, Grantor

the following described real property in the County of KLAMATH and State of Oregon, Grantee

Lots 33 and 34, NEW DEAL TRACTS, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

## SUBJECT TO:

1. Reservations and restrictions of record, rights of ways and easements of record, and those apparent upon the land, and contracts and obligations for irrigation and/or drainage.
2. Contract of Sale, including the terms and provisions thereof, by and between Terry Gene Steward and Mary Helen Steward, husband and wife, sellers and Robert W. Little and Nona M. Smith, purchasers, recorded September 30, 1983, in Volume M83 page 16888, Deed Records of Klamath County, Oregon, which Contract Grantee herein does agree to assume and obey according to the terms and provisions contained therein.

This property is free of liens and encumbrances, except:

AS SET FORTH HEREIN ABOVE.

AND TO DETERMINE ANY LIMITS ON LAWSUITS AGAINST FARMING OR FOREST PRACTICES AS DEFINED IN ORS 30.030.

The true consideration for this conveyance is \$ 47,000.00 (Here comply with the requirements of ORS 93.020\*)

THIS INSTRUMENT WILL NOT ALLOW USE OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT IN VIOLATION OF APPLICABLE LAND USE LAWS AND REGULATIONS. BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON ACQUIRING THE PROPERTY SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO VERIFY APPROVED USES.

DATED this 1ST day of APRIL 19 94, the said Grantor, it caused its name to be signed by resolution of its board of directors.

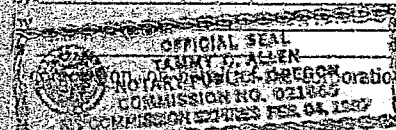
*Robert W. Little*  
ROBERT W. LITTLE

*Nona M. Smith*  
NONA M. SMITH

STATE OF OREGON, County of KLAMATH, ss.  
The foregoing instrument was acknowledged before me this 1ST day of APRIL 19 94 by ROBERT W. LITTLE AND NONA M. SMITH

CORPORATE ACKNOWLEDGEMENT  
STATE OF OREGON, County of \_\_\_\_\_, ss.  
The foregoing instrument was acknowledged before me this \_\_\_\_\_ day of \_\_\_\_\_ 19 \_\_\_\_\_ and

*Timothy C. Allen*  
Notary Public for Oregon  
My commission expires 2/1/97



After recording return to:

MR. AND MRS. WILLIAM ZWER  
1610 GARY STREET  
KLAMATH FALLS, OR 97603  
NAME, ADDRESS, ZIP

Until a change is requested all statements shall be sent to the following address:

MR. AND MRS. WILLIAM ZWER  
1610 GARY STREET  
KLAMATH FALLS, OR 97603

Filed for record at request of:  
Klamath County Title Company  
on this 1st day of April A.D. 19 94  
at 2:58 o'clock P.M. and duly recorded  
in Vol. 2194 of Deeds Page 9659  
By *Annetha M. Miller* County Clerk  
Deputy